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Previous ISSUE Released at 11:30 AM (CANBERRA TIME) 28/10/2008

Summary

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Feature Articles

Contributors to Adelaide's Price Rises



Demography

Includes: **Estimated resident population, Components of population change**
South Australia's population increased 1.1% during the year ended 31 March 2008.



Labour Force

Includes: **Contents, Employed persons, Unemployment, Participation rate**
South Australia's unemployment rate rose slightly to 5.0% in September 2008.



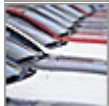
Incomes

Includes: **Average weekly earnings**
Average weekly earnings for South Australian males increased 4.8% in the year to May 2008.



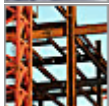
State Accounts

Includes: **State accounts, Household final consumption expenditure (HFCE)**
South Australia's State Final Demand increased by 1.1% in the June quarter 2008.



Consumption

Includes: **Retail trade, New motor vehicle sales**
South Australia's retail turnover increased by 0.7% in August 2008.



Investment

Includes: **Private new capital expenditure, Mineral and petroleum exploration expenditure**
South Australia's expenditure on Buildings and Structures decreased by \$28m (4.6%) to \$583m in the June 2008 quarter.



Construction

Includes: **Building approvals, Construction work done**
The total number of dwelling units approved in South Australia decreased by 1.3% from July 2008 to August 2008.



Price Indexes

Includes: **Contents, Consumer price index, Wage price index, House price index**
The CPI for Adelaide increased 5.1% in the year to the September quarter 2008.



Housing Finance

Includes: **Housing finance commitments**
Total value of housing finance commitments (owner occupier) in South Australia have decreased nine months in a row.



International Merchandise Trade

Includes: **Exports and Imports**
The value of South Australia's merchandise exports was \$1,100m in August 2008 (up 28.4% from July 2008).



Water

Includes: **Rainfall, Reservoir levels**
Total water storage in Adelaide's reservoirs was at 72% of capacity at the beginning of October 2008.

In this issue

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FORTHCOMING ISSUES

ISSUE

November 2008
December 2008
January 2009

Release Date

25 November 2008
18 December 2008
27 January 2009

WHAT'S NEW THIS MONTH

Topics which have been updated with new data in this month's issue of **SA Stats** include: Price Indexes; Labour Force; Consumption; Construction; Housing Finance; International Merchandise Trade; and Water.

A new article 'Contributors to Adelaide's Price Rises' is included in this month's **SA Stats**. This article gives an overview of the CPI for Adelaide in comparison to other capital cities. It presents data for the decade to the June quarter 2008, with emphasis on the expenditure groups and classes that have particularly contributed to growth in the CPI for Adelaide.

INQUIRIES

For further information about these and related statistics, contact the National Information and Referral Service on 1300 135 070 or James Inglis on Adelaide (08) 8237 7405, or email sa.statistics@abs.gov.au.

Feature Articles



FEATURE ARTICLES

Oct 2008	<u>Contributors to Adelaide's Price Rises</u>
Sep 2008	<u>Adelaide's Suburbs of Advantage and Disadvantage</u>
Aug 2008	<u>South Australia's Agriculture Industry</u>
July 2008	<u>New Dwelling Approvals in South Australia</u>
May 2008	<u>Literacy of South Australians</u>
April 2008	<u>South Australia's Migrant Population</u> <u>South Australia's Ageing Population and the Labour Force</u>
Feb 2008	<u>South Australia's Mining Industry</u> <u>Water Supply in South Australia</u>
Jan 2008	<u>Labour Force Underutilisation and the Underemployed in South Australia</u> <u>Water Use in Agriculture - A South Australian Perspective</u>
2007	
Nov 2007	<u>Sports Attendance in South Australia</u> <u>Recorded Crime - Victims, South Australia, 2006</u>

Oct 2007	<u>Attendance at Cultural Venues and Events by South Australians</u>
Aug 2007	<u>Children's Participation in Cultural and Leisure Activities - South Australia, 2006</u>
Jul 2007	<u>South Australia's big picture: Census highlights the changes in South Australian society</u>
	<u>Participation in Sports and Physical Recreation Activities - South Australia</u>
May 2007	<u>Health of South Australians - Body Mass</u>
	<u>Household Use of the Internet in South Australia</u>
Apr 2007	<u>Employment in the Retail Trade Industry in South Australia</u>
	<u>River Murray - South Australia</u>
Mar 2007	<u>Household Waste Management in South Australia</u>
Feb 2007	<u>Births - South Australia</u>
Jan 2007	<u>Gross Domestic Product and Gross State Product</u>
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Dec 2006	<u>Rainfall in South Australia, South Australian Reservoirs, Water Consumption</u>
Nov 2006	<u>Health of South Australians - Health related actions</u>
Oct 2006	<u>National Regional Profile - New Release, New Features</u>
Sep 2006	<u>Fuel Production and Consumption, Greenhouse Gas Emissions, Land Use Change and Forestry</u>
Aug 2006	<u>Health of South Australians - Health Risk Behaviours</u>
	<u>The South Australian Grape Industry</u>
Jul 2006	<u>Use of IT By Australian Businesses</u>
	<u>Household use of the Internet in South Australia</u>
May 2006	<u>Health of South Australians - Health Status</u>
Apr 2006	<u>International Trade in Services</u>
	<u>International Students in South Australia</u>
Feb 2006	<u>Labour Force and Other Characteristics of Migrants in South Australia</u>
Jan 2006	<u>Survey of work in selected Culture & Leisure Activities</u>
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Nov 2005	<u>Household Income in South Australia</u>
	<u>Household Expenditure in South Australia</u>
Oct 2005	<u>SA Business and Innovation</u>
	<u>Recent History of Population change in South Australia, 1993-94 to 2003-04</u>
Aug 2005	<u>Average Weekly Earnings</u>
	<u>Transition from School</u>

Demography



DEMOGRAPHY

ESTIMATED RESIDENT POPULATION

The estimated resident population (ERP) for South Australia was 1,598,000 at 31 March 2008, an increase of about 16,900 persons (1.1%) since 31 March 2007. Nationally, the ERP was 21,282,600 at 31 March 2008, an increase of about 336,800 persons (1.6%) since 31 March 2007.

ESTIMATED RESIDENT POPULATION, Preliminary data

Population at end March quarter 2008	Change over previous year	Change over previous year
---	------------------------------	------------------------------

	'000	'000	%
New South Wales	6 947.0	72.4	1.1
Victoria	5 274.4	87.6	1.7
Queensland	4 253.2	91.9	2.2
South Australia	1 598.0	16.9	1.1
Western Australia	2 149.1	54.2	2.6
Tasmania	497.3	4.5	0.9
Northern Territory	218.4	4.6	2.2
Australian Capital Territory	342.7	4.6	1.4
Australia(a)	21 282.6	336.8	1.6

(a) Includes Other Territories comprising Jervis Bay Territory, Christmas Island and the Cocos (Keeling) Islands.
Source: Australian Demographic Statistics (cat. no. 3101.0).

In 2006-07, the South Australian Statistical Division (SD) with the largest increase in ERP was Outer Adelaide (2.0%) followed by Adelaide (1.1%).

ESTIMATED RESIDENT POPULATION, By Statistical Division, South Australia(a)

	2006		2007	
	Population at 30 June '000	Change over previous year %	Population at 30 June '000	Change over previous year %
Adelaide	1 146.1	1.0	1 158.3	1.1
Outer Adelaide	128.9	2.4	131.5	2.0
Yorke and Lower North	45.6	0.9	46.0	0.9
Murray Lands	69.5	0.5	69.8	0.4
South East	64.6	0.7	65.0	0.5
Eyre	34.8	0.4	34.9	0.4
Northern	78.7	-0.2	79.2	0.6
South Australia	1 568.2	1.0	1 584.5	1.0

(a) Estimates for 2007 are preliminary.
Source: Regional Population Growth, Australia 2006-07 (cat. no. 3218.0)

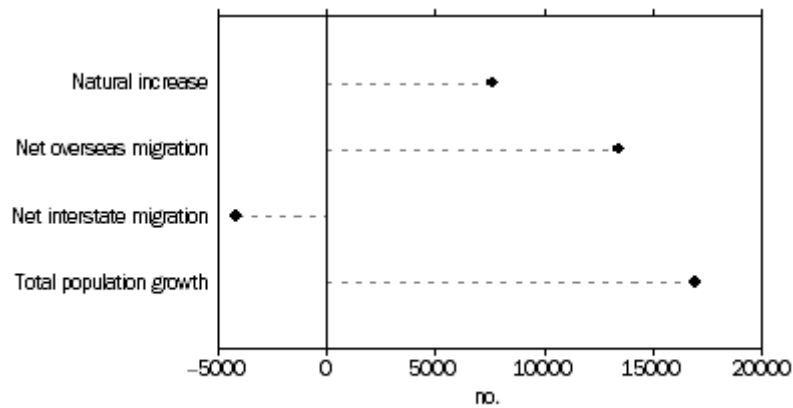
[Map of South Australia's Statistical Divisions\(PDF 2.44MB\)](#)

COMPONENTS OF POPULATION CHANGE

For the year ended 31 March 2008, South Australia recorded a natural increase (i.e. the net of births and deaths) of 7,624 persons. Net overseas migration provided a gain of 13,441 persons in the same period while net interstate migration realised a loss of 4,125 persons.

For the year ended 31 March 2008, Australia recorded a natural increase in population of 137,687 persons; net overseas migration resulted in a gain of 199,064 people.

POPULATION GROWTH, South Australia - Year ended March 2008



Source: Australian Demographic Statistics (cat. no. 3101.0)

Labour Force



LABOUR FORCE

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[Employed persons](#)

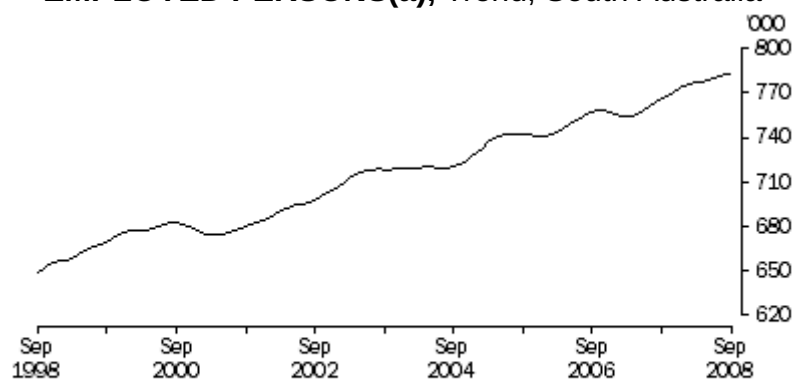
[Unemployment](#)

[Participation rate](#)

EMPLOYED PERSONS

In trend terms, the total number of persons employed in South Australia in September 2008 was 783,400, an increase of 1,000 from the number of persons employed in August 2008 (782,400). The total number of persons employed in Australia in September 2008 was 10,737,000, an increase of 7,300 on the number employed in August 2008 (10,729,700).

EMPLOYED PERSONS(a), Trend, South Australia



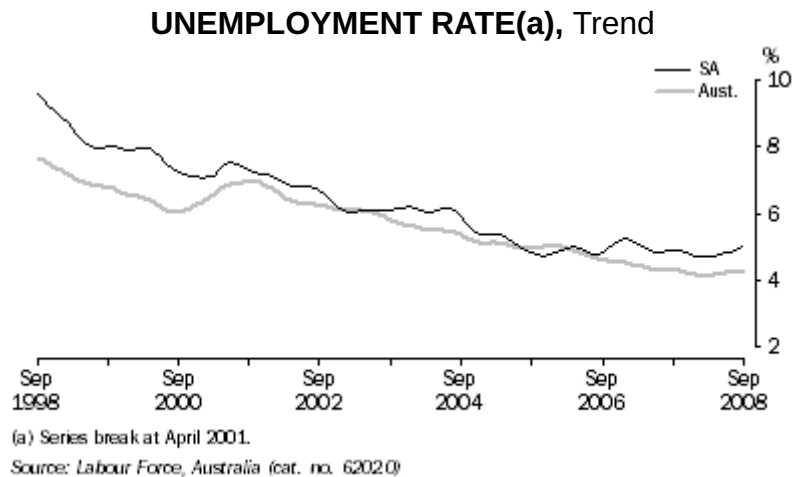
(a) Series break at April 2001.

Source: Labour Force, Australia (cat. no. 6202.0)

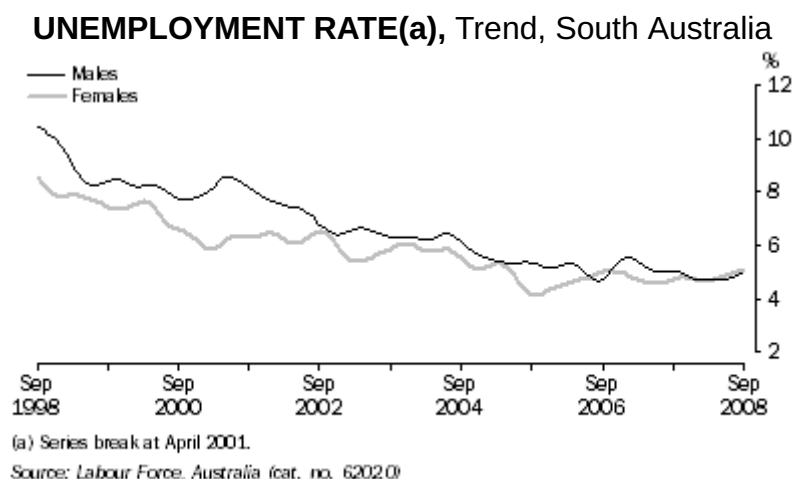
The number of males employed full-time in South Australia in September 2008 was 361,900 (in trend terms), an increase from 360,900 in August 2008. The number of females employed full-time in South Australia in September 2008 was 181,600 (in trend terms), a decrease from 181,900 in August 2008.

UNEMPLOYMENT

The trend estimate unemployment rate for South Australia rose slightly to 5.0% in September 2008, up from 4.9% in August 2008. Australia's unemployment rate remained unchanged from August 2008 to September 2008 at 4.2%.



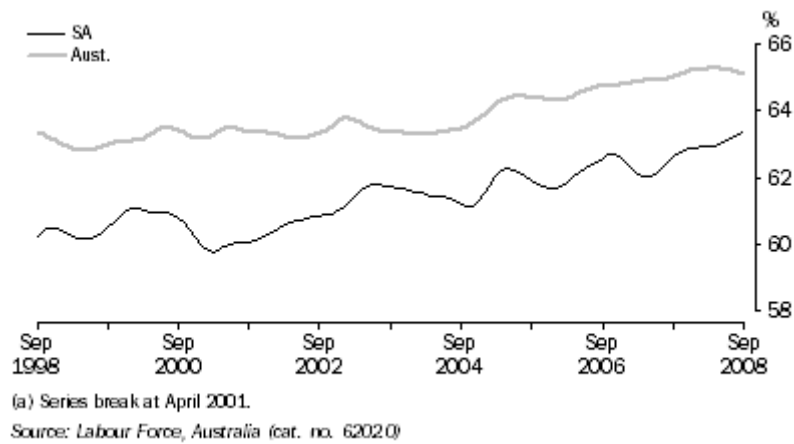
For South Australia, the trend unemployment rate for males rose slightly from 4.9% in August 2008 to 5.0% in September 2008. The trend unemployment rate for females rose slightly from 5.0% in August 2008 to 5.1% in September 2008.



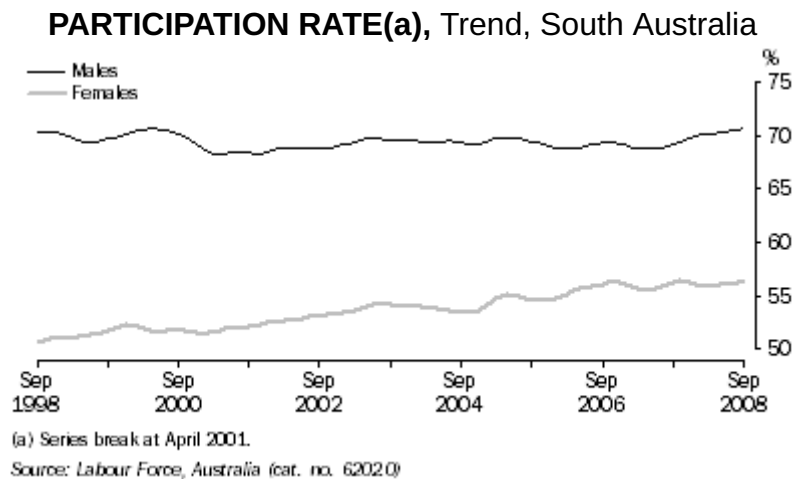
PARTICIPATION RATE

The trend estimate of the participation rate for South Australia in September 2008 was 63.4%, up slightly from 63.3% in August 2008. Australia's trend participation rate remained constant from August 2008 to September 2008 at 65.2%.

PARTICIPATION RATE(a), Trend



For South Australia, the trend participation rate for males rose slightly to 70.7% in September 2008, up from 70.6% in August 2008. The Australian participation rate for males has been consistently higher than that for South Australia, and was unchanged from August 2008 to September 2008 at 72.3%. The participation rate for South Australian females rose slightly from 56.2% in August 2008 to 56.3% in September 2008. The Australian female participation rate remained steady over this period at 58.2%.



Incomes



INCOMES

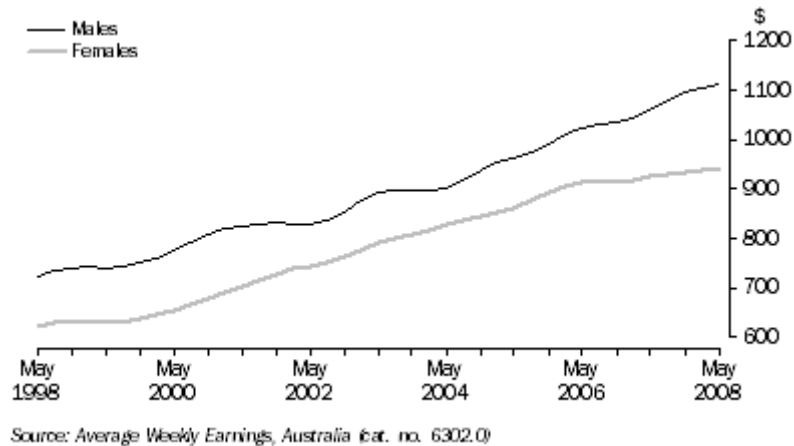
AVERAGE WEEKLY EARNINGS

The trend estimate of average weekly (ordinary time) earnings for full-time adult persons in South Australia increased by 3.3% to \$1,049.30 in the 12 months to May 2008. Nationally, the corresponding increase was slightly more at 3.9% (up to \$1,132.20).

In the 12 months to May 2008, average weekly earnings in South Australia for males increased by 4.8%. At May 2008, male average weekly earnings in South Australia were

\$1,111.40, while the average nationally was \$1,203.10.

FULL-TIME ADULT ORDINARY TIME EARNINGS, Trend, South Australia



For information on the wage price index, please refer to the '[Price Indexes](#)' topic.

State Accounts



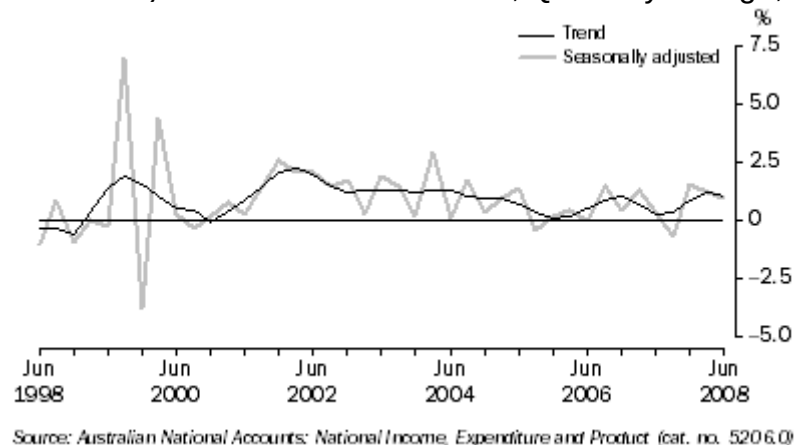
STATE ACCOUNTS

STATE ACCOUNTS

South Australia's June quarter 2008 State Final Demand in chain volume (trend) terms was \$18,124m, a 1.1% increase from the March quarter 2008. Australia's Domestic Final Demand also increased 1.1% in the June quarter 2008, to \$273,503m.

Of the other states and territories, the strongest growth for the quarter was reported in Western Australia (up 2.3%), followed by Queensland (up 1.5%) and Tasmania (up 1.4%).

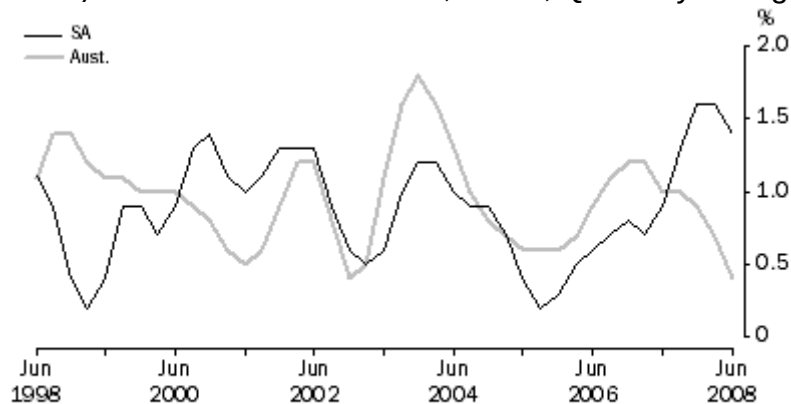
STATE FINAL DEMAND, Chain volume measures, Quarterly change, South Australia



HOUSEHOLD FINAL CONSUMPTION EXPENDITURE (HFCE)

In chain volume (trend) terms, South Australia's June quarter 2008 HFCE was \$10,858m (7.3% of the national total of \$149,353m). This was a 1.4% increase from the March quarter 2008 for South Australia. For Australia, the increase was 0.4%.

HFCE, Chain volume measures, Trend, Quarterly change

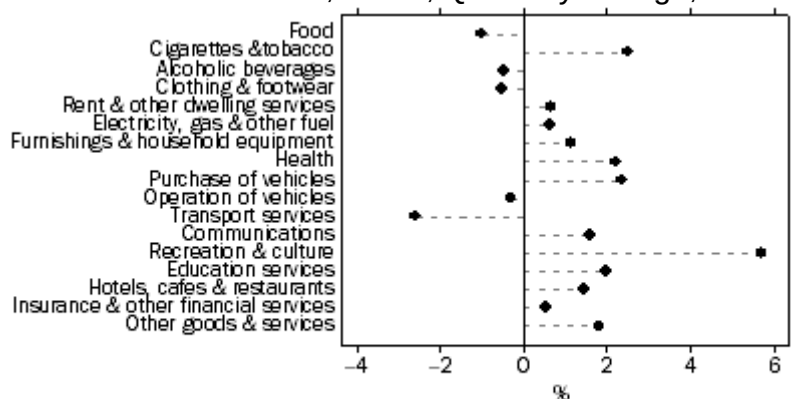


Source: Australian National Accounts: National Income, Expenditure and Product (cat. no. 5206.0)

The largest increases in expenditure in South Australia for the June quarter 2008 were for Recreation and Culture (up 5.7% from the March quarter 2008), and Cigarettes and Tobacco (up 2.5%). Expenditure on Transport Services decreased by 2.6% over this period.

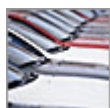
For Australia, the largest increase was for Communication (up 1.5% from the March quarter 2008) followed by Health (up 1.0%) and Electricity, Gas and Other Fuels (up 1.0%). Expenditure on Hotels, Cafes and Restaurants decreased 0.3% from the March quarter 2008.

HFCE, Chain volume measures, Trend, Quarterly change, South Australia



Source: Australian National Accounts: National Income, Expenditure and Product (cat. no. 5206.0)

Consumption

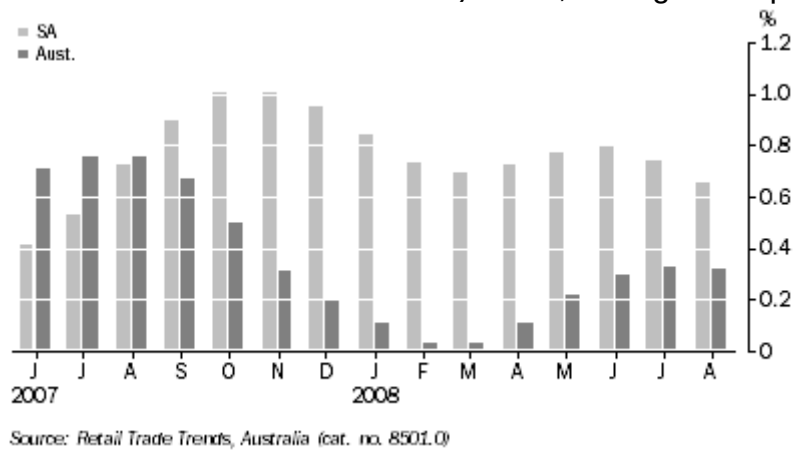


CONSUMPTION

RETAIL TRADE

The August 2008 trend estimate for South Australia's retail turnover was \$1,331.5m, while the estimate for Australia was \$18,378.3m. From July 2008, the increase in turnover for South Australia across all retail industries was 0.7%, while turnover for Australia grew by 0.3%.

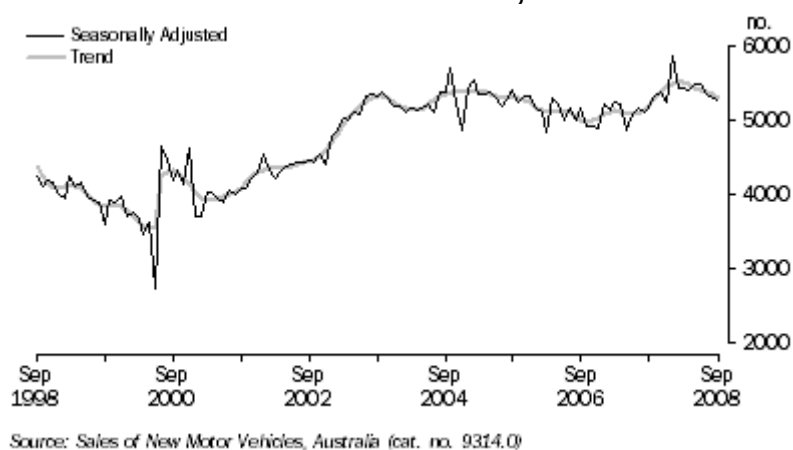
RETAIL TURNOVER AT CURRENT PRICES, Trend, Change from previous month



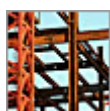
NEW MOTOR VEHICLE SALES

In September 2008, 3,248 new passenger vehicles and 5,315 new vehicles in total (in trend terms) were sold in South Australia. Corresponding sales for Australia were 48,572 and 81,612. The trend estimate for total new vehicle sales in Australia has continually decreased since January 2008.

NEW MOTOR VEHICLE SALES, South Australia



Investment



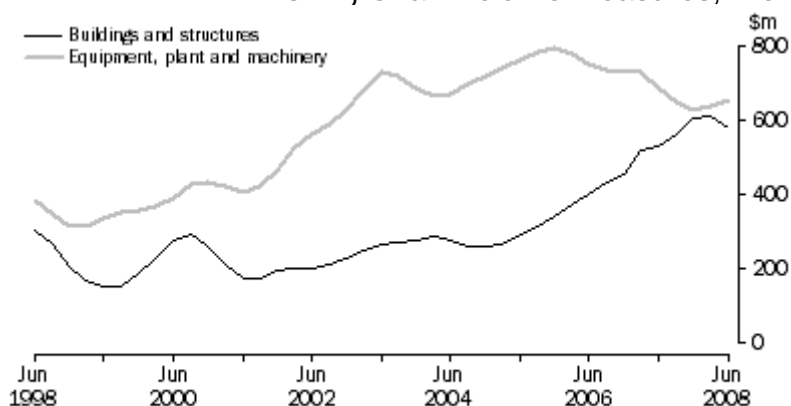
INVESTMENT

PRIVATE NEW CAPITAL EXPENDITURE

Between the March 2008 and June 2008 quarters, the South Australian chain volume (trend) estimate of private new capital expenditure decreased by 0.6% to \$1,241m. Expenditure on Equipment, Plant and Machinery increased by \$21m (or 3.3%) to \$658m, while expenditure on Buildings and Structures decreased by \$28m (or 4.6%) to \$583m.

Between the March 2008 and June 2008 quarters, private new capital expenditure for Australia increased by 4.1% to \$22,452m. Expenditure on Buildings and Structures increased by 2.0%, and Equipment, Plant and Machinery expenditure increased by 4.4% over this period.

PRIVATE NEW CAPITAL EXPENDITURE, Chain volume measures, Trend, South Australia



Source: Private New Capital Expenditure and Expected Expenditure, Australia (cat. no. 5625.0)

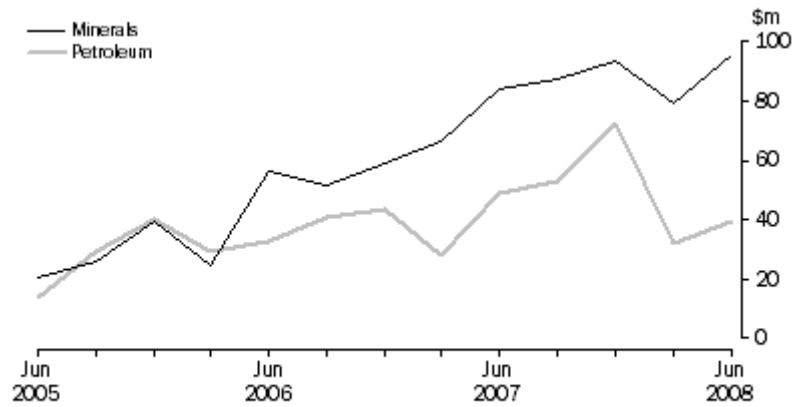
MINERAL AND PETROLEUM EXPLORATION EXPENDITURE

The value of mineral exploration expenditure in South Australia during the June quarter 2008 was \$95.2m (in original terms), up 19.9% from \$79.3m for the March quarter 2008. Over the same period, Australian expenditure on mineral exploration increased 33.8% from \$544.0m in the March quarter 2008 to \$728.1m in the June quarter 2008.

The main minerals sought in South Australia in the June quarter 2008 were copper (\$38.4m exploration expenditure), uranium (\$27.1m), and gold (\$11.6m).

Expenditure on petroleum exploration in South Australia in the June quarter 2008 was \$39.3m, up 23.7% from the March quarter 2008. Nationally, expenditure on petroleum exploration increased 20.8% from \$709.4m in the March quarter 2008 to \$857.2m in the June quarter 2008.

MINERAL AND PETROLEUM EXPLORATION EXPENDITURE, Original, South Australia



Source: Mineral and Petroleum Exploration, Australia (cat. no. 8412.0)

Construction



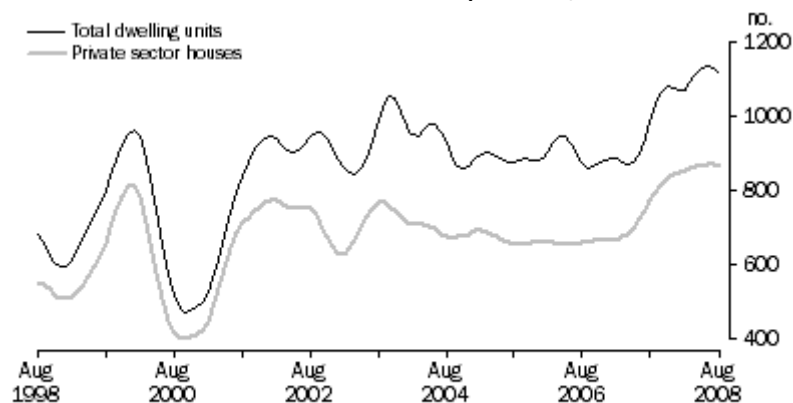
CONSTRUCTION

BUILDING APPROVALS

In August 2008, the total number of dwelling units approved in South Australia (in trend terms) was 1,117. Nationally, the total number of dwelling units approved (in trend terms) was 12,385.

The trend estimate for the number of private sector houses approved in South Australia in August 2008 was 867.

DWELLING UNITS APPROVED, Trend, South Australia



Source: Building Approvals, Australia (cat. no. 8731.0)

In the year ended August 2008, the largest increase in dwelling units approved in South Australia was recorded for the Eyre Statistical Division (SD) (45.5%). This follows an 18.2% fall in the number of dwelling units approved in the Eyre SD in the year ending August 2007. The Murray Lands SD recorded the largest decrease in dwelling units approved in the year ended August 2008 (down 25.2%), following a 50.2% increase during the year ended August 2007.

DWELLING UNITS APPROVED, by Statistical Division (SD), Original, South Australia

	Year ended August 2007		Year ended August 2008	
	Dwelling units	Change over previous year	Dwelling units	Change over previous year
	no.	%	no.	%
Adelaide	7 129	-9.7	9 265	30.0
Outer Adelaide	1 566	-0.4	1 691	8.0
Yorke and Lower North	484	-8.2	628	29.8
Murray Lands	682	50.2	510	-25.2
South East	359	-14.1	376	4.7
Eyre	233	-18.2	339	45.5
Northern	398	12.1	520	30.7
South Australia	10 851	-5.7	13 329	22.8

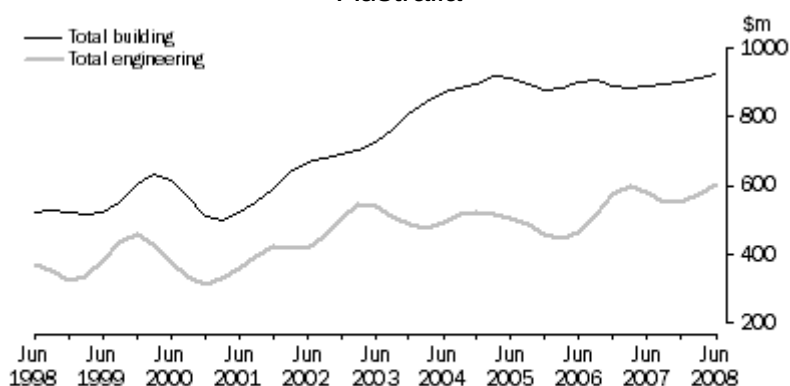
Source: Building Approvals, Australia - data available on request

[Map of South Australia's Statistical Divisions \(PDF 2.44MB\)](#)

CONSTRUCTION WORK DONE

In the June quarter 2008, the total value of building work done (in trend terms) in South Australia was \$923.3m, an increase of 0.8% from \$916.4m for the March quarter 2008. Engineering work done in the June quarter 2008 was \$603.4m, an increase of 5.0% from the March quarter 2008 (\$574.8m).

VALUE OF CONSTRUCTION WORK DONE, Chain volume measures, Trend, South Australia



Source: Building Activity, Australia (cat. no. 8752.0), Engineering Construction Activity, Australia (cat. no. 8762.0)

Price Indexes



PRICE INDEXES

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[Consumer price index](#)

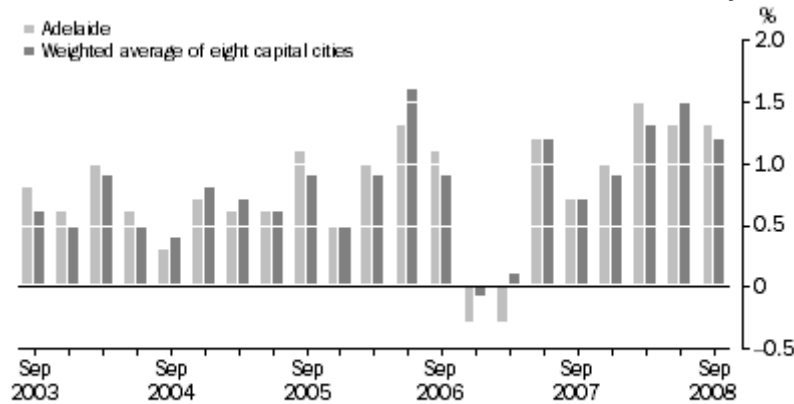
[Wage price index](#)

[House price index](#)

CONSUMER PRICE INDEX

The all groups consumer price index (CPI) for Adelaide rose 1.3% in the September quarter 2008 while the weighted average of the eight capital cities rose by 1.2% in that quarter. Adelaide's CPI increased by 5.1% through the year to the September quarter 2008, compared with a 5.0% rise in the weighted average of the eight capital cities.

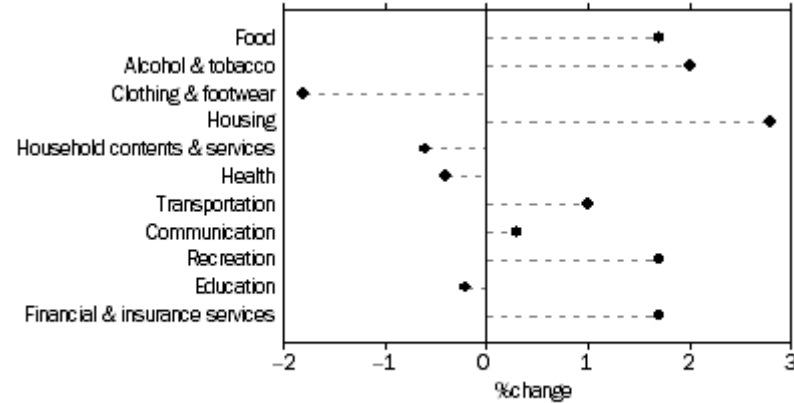
CONSUMER PRICE INDEX - ALL GROUPS, Quarterly change



Source: Consumer Price Index, Australia (cat. no. 6401.0)

Adelaide's largest percentage increases in prices from the previous quarter were in the areas of Housing (2.8%), Alcohol and tobacco (2.0%), Food (1.7%), Recreation (1.7%) and Financial and insurance services (1.7%). The largest decreases in prices from the previous quarter were for Clothing and footwear (-1.8%) and Household contents and services (-0.6%).

CPI GROUPS, Quarterly change, Adelaide - September 2008 quarter

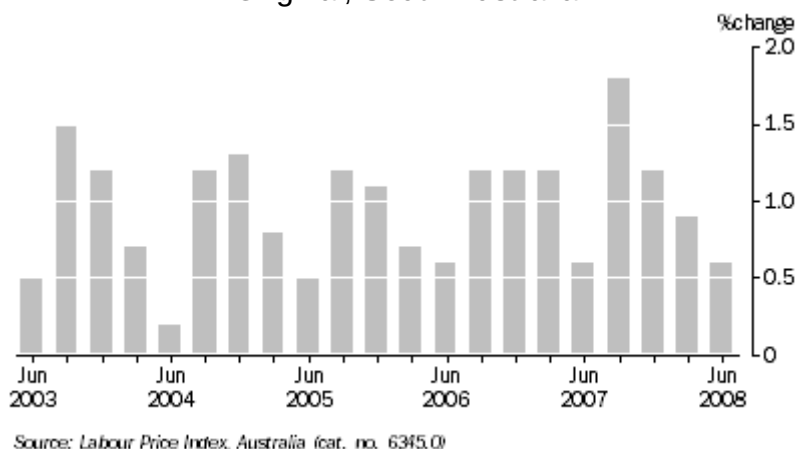


Source: Consumer Price Index, Australia (cat. no. 6401.0)

WAGE PRICE INDEX

The wage price index for all employee jobs in South Australia increased by 0.6% (in original terms) from the March quarter 2008 to the June quarter 2008. This was less than the increase nationally (0.9%) over this period.

WAGE PRICE INDEX, Quarterly change, Total hourly rates of pay excluding bonuses, Original, South Australia

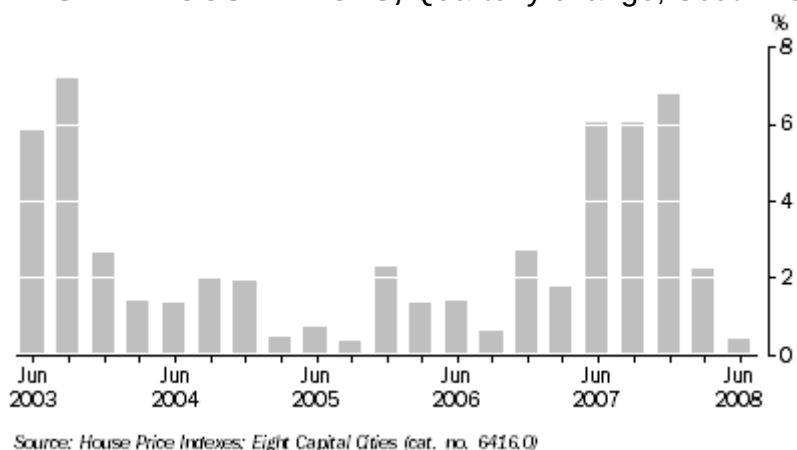


HOUSE PRICE INDEX

Preliminary estimates show that the price index for established houses for Adelaide (in original terms) increased 0.4% in the June quarter 2008. Over this period, the price index for the weighted average of the eight capital cities decreased by 0.3%.

Over the year to the June quarter 2008, the preliminary estimates show the price index for established houses for Adelaide rose 16.2%, while the weighted average of the eight capital cities increased 8.2%. House prices rose more in Adelaide than in any other capital city over the year to the June quarter 2008.

ESTABLISHED HOUSE PRICES, Quarterly change, South Australia



Housing Finance

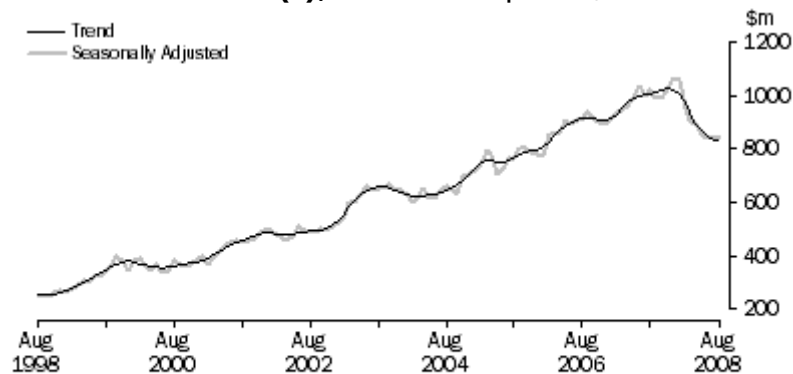


HOUSING FINANCE

HOUSING FINANCE COMMITMENTS

In trend terms, the total value of housing finance commitments (owner occupation) in South Australia in August 2008 was \$832m, a decrease of 0.5% from \$836m in July 2008. This was the ninth consecutive monthly fall in the value of housing finance commitments (owner occupation). Nationally, the value of housing finance commitments for owner occupation fell by 1.5% from \$12,210m in July 2008 to \$12,028m in August 2008.

HOUSING FINANCE(a), Owner occupation, South Australia

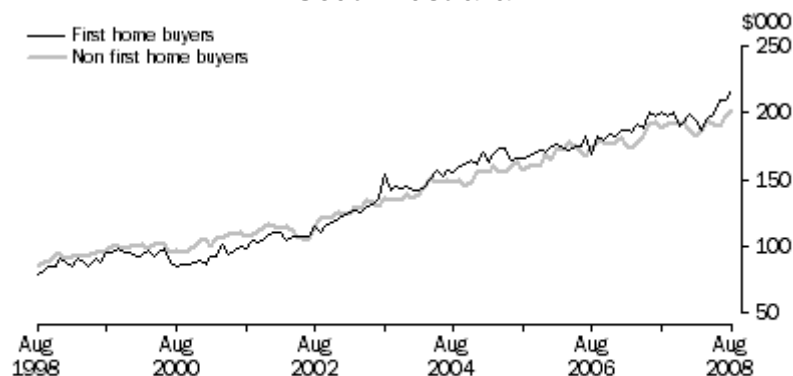


(a) Excludes alterations and additions. Includes refinancing.
Source: Housing Finance, Australia (cat. no. 5609.0)

In August 2008, the average home loan size for owner occupied dwellings in South Australia was \$205,100, which was significantly lower than the average home loan size for Australia (\$249,200). Over the past year, there has been some growth in the average loan size for owner occupied dwellings in South Australia: the average loan size in August 2008 (\$205,100) was 7.9% higher than that of August 2007 (\$190,000).

In August 2008, the average loan size for first home buyers in South Australia was \$217,900, which was 7.6% higher than the average loan size for non-first home buyers (\$202,600). From July 2008 to August 2008, the average loan size for first home buyers increased by 4.1%, while the average loan size for non-first home buyers increased by 2.2%.

HOUSING FINANCE COMMITMENTS(a), Owner occupation, Average loan size, Original, South Australia



(a) Excludes alterations and additions. Includes refinancing.
Source: Housing Finance, Australia (cat. no. 5609.0)

For information on the house price index, please refer to the '[Price Indexes](#)' topic.

International Merchandise Trade



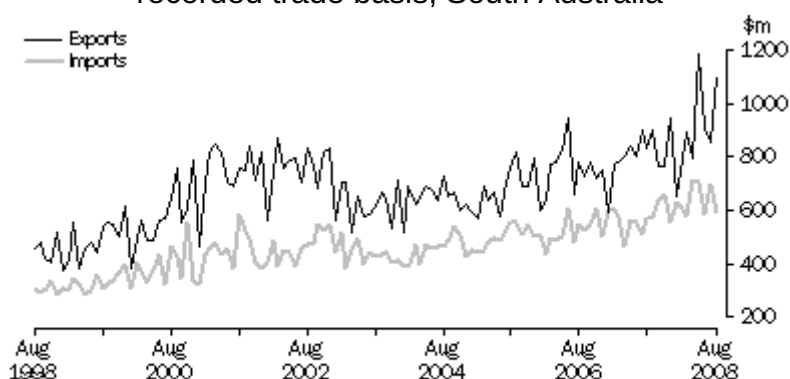
INTERNATIONAL MERCHANDISE TRADE

EXPORTS AND IMPORTS

South Australia's value of exports on a recorded trade basis in August 2008 was \$1,100m. This represents an increase of 28.4% from July 2008 (\$857m) and 32.3% from August 2007 (\$832m). The value of Australian merchandise exports for August 2008 was \$20,224m, a 38.1% increase from the previous year (\$14,643m in August 2007).

The value of South Australian merchandise imports increased to \$591m in August 2008 from \$573m in August 2007, an increase of 3.0%. The value of Australian merchandise imports for August 2008 was \$18,455m, a 9.4% increase from August 2007 (\$16,871m).

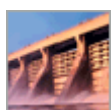
VALUE OF INTERNATIONAL MERCHANDISE EXPORTS AND IMPORTS(a), on a recorded trade basis, South Australia



(a) Where the final stage of production or manufacture occurs in South Australia.

Source: *International Trade in Goods and Services, Australia* (cat. no. 5368.0)

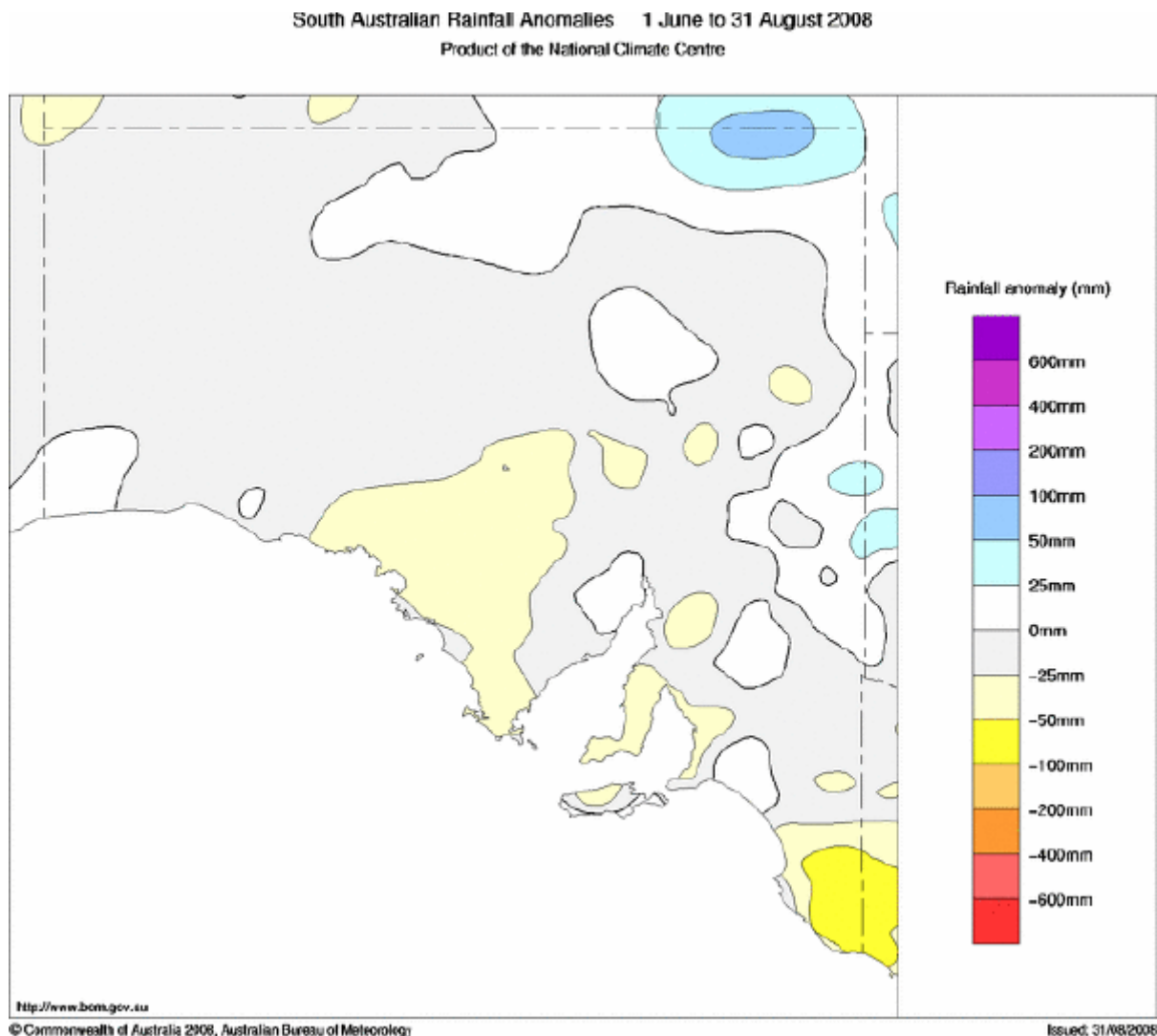
Water



WATER

RAINFALL

The Bureau of Meteorology's Seasonal Climate Summary for South Australia for Winter 2008 reported that the season's rainfall was generally mixed, ranging from below average to above average. Rainfall varied from below average to above average over the pastoral districts with the far north east of the state receiving very much above average rainfall.

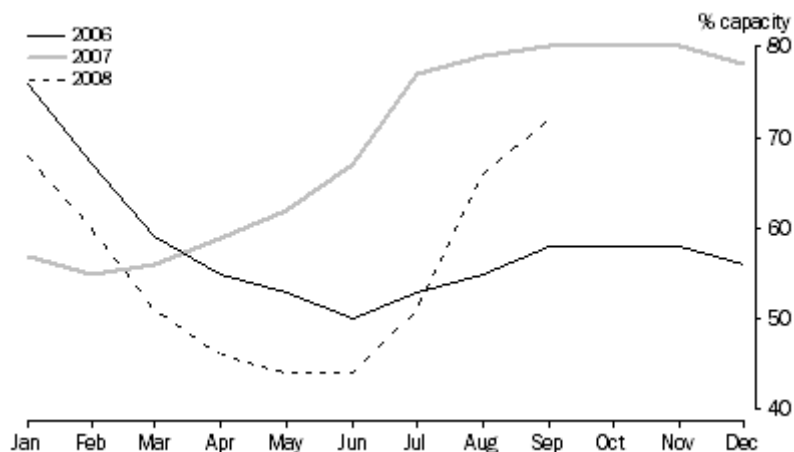


Source: 3-monthly rainfall anomalies for South Australia, Australian Bureau of Meteorology.

RESERVOIR LEVELS

The total water storage in Adelaide's reservoirs at the end of September 2008 was 72% of capacity, compared to 80% at the same time in 2007.

TOTAL RESERVOIR STORAGE, As a percentage of capacity, Adelaide



Source: SA Water daily reservoir levels

About this Release

SA Stats provides an overview of the South Australian population and economy. The publication is updated on a monthly basis, with most releases also featuring an article that provides a South Australian focus on economic, social and environmental issues.

Explanatory Notes are not included in SA Stats in the form found in other Australian Bureau of Statistics (ABS) publications. Readers are directed to the Explanatory Notes contained in related ABS publications.

Replaces: South Australian Economic Indicators (cat. no. 1307.4)

Contributors to Adelaide's Price Rises (Feature Article)

FEATURE ARTICLE: CONTRIBUTORS TO ADELAIDE'S PRICE RISES

CONTRIBUTORS TO ADELAIDE'S PRICE RISES

The Consumer Price Index (CPI) measures quarterly changes in the price of a 'basket' of goods and services which account for a high proportion of expenditure by metropolitan households. This 'basket' covers a wide range of goods and services, arranged into 11 expenditure groups and 90 expenditure classes.

The following article presents an overview of the CPI for Adelaide in comparison to other capital cities using data from Consumer Price Index, Australia (cat. no. 6401.0). It offers an overview of the CPI movement over the decade ending June quarter 2008 with emphasis on particular expenditure groups and classes that have driven CPI growth in Adelaide. Key points from the article are:

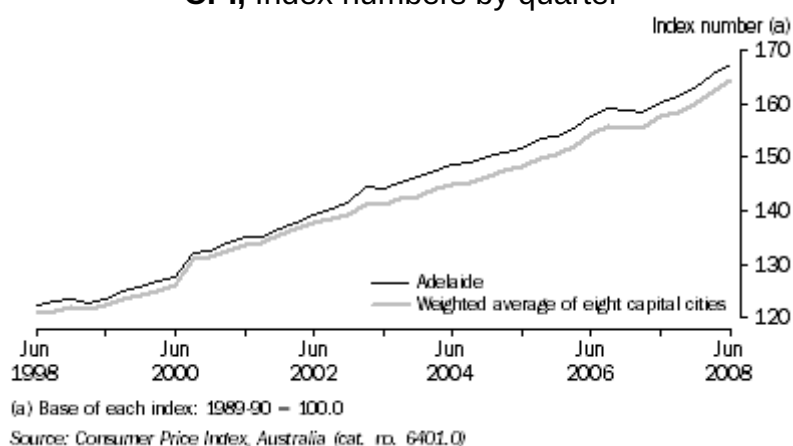
- Adelaide's CPI rose 4.6% over the year ending June quarter 2008, compared to 4.5% for the weighted average of the eight capital cities.

- Driving the CPI growth in Adelaide over this period were the Transportation, Housing and Food Expenditure groups. They contributed 21.4%, 20.1% and 20.0% of the growth respectively.
- Adelaide's CPI rose 36.9% over the decade ending June quarter 2008, compared to 36.0% for the weighted average of the eight capital cities.
- In the decade ending June quarter 2008, the Adelaide CPI for Food increased by 51.6%, while the weighted average of all eight capital cities grew by 45.8%.
- Transportation costs rose 7.1% over the last year and 44.1% over the last decade in Adelaide.

Overall CPI Value

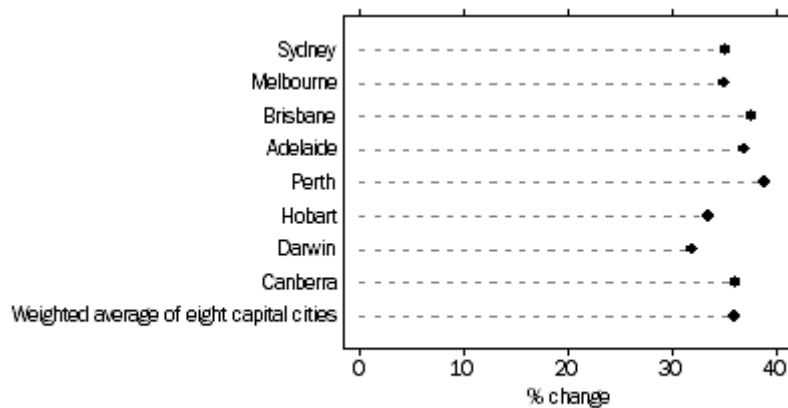
The CPI for Adelaide grew by 4.6% in the year ending June quarter 2008, while the weighted average for the eight capital cities in Australia grew by 4.5%. From the June quarter 1998, the CPI for Adelaide grew by 36.9%, while the weighted average of the eight capital cities grew by a similar amount (36.0%) across the same period. The greatest contributors to the increase in Adelaide were the Transportation, Housing and Food expenditure groups.

CPI, Index numbers by quarter



The CPI for Adelaide has grown by the third largest amount out of all Australian capital cities in the 10 years from the June quarter 1998 to the June quarter 2008 (36.9%). Perth had the largest growth in the All groups CPI in this period (38.9%), while the CPI for Brisbane also showed substantial growth in this period (37.3%). However, the CPI does not provide any basis for measuring relative price levels between different cities. If the index number for a particular city is higher than the index number for another city, this indicates that prices in that city have risen relatively faster since the reference base year rather than that city having a higher price level.

CPI, Change from June quarter 1998 to June quarter 2008



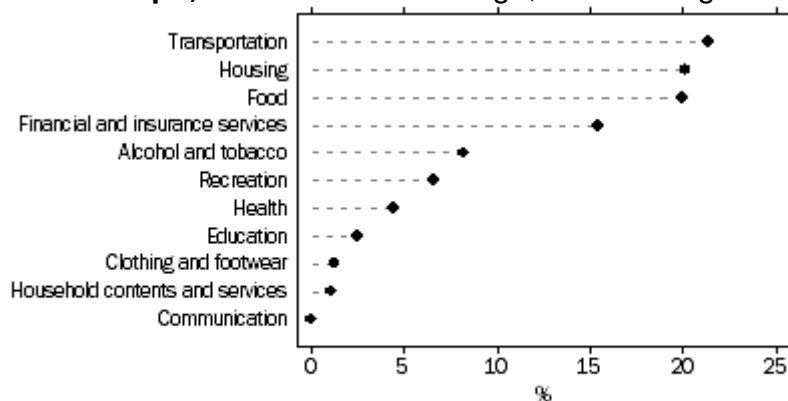
Source: Consumer Price Index, Australia (cat. no. 6401.0)

Contributors to CPI Change

CPI values for specific expenditure groups contribute differently to overall CPI change based upon their weightings. Such weightings for particular expenditure groups are derived from results of the Household Expenditure Survey. These weights are intended to reflect the expenditure patterns of households on average, so that price changes for more important items have a greater influence on the overall CPI change than price changes for less important items.

In the year ending June quarter 2008, Adelaide's CPI rose by 4.6%. Based upon their weightings as well as changes in their respective index values, the expenditure groups that contributed the strongest influences to this growth were Transportation (which accounted for 21.4% of overall CPI growth across this period), Housing (20.1%) and Food (20.0%).

CPI Expenditure Groups, Contribution to change, Year ending June quarter 2008

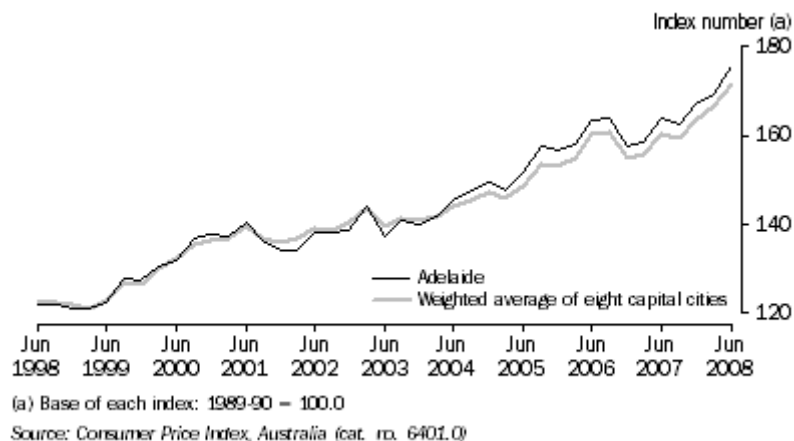


Source: Consumer Price Index, Australia (cat. no. 6401.0)

Transportation

In the year ending June quarter 2008, the Transportation expenditure group for Adelaide grew by 7.1%, while the Transportation group for the weighted average of the eight capital cities grew by 6.9%. From June quarter 1998 to June quarter 2008, the Transportation expenditure group in Adelaide grew by 44.1%, while the transportation group for the weighted average of all eight capital cities grew by 39.7%.

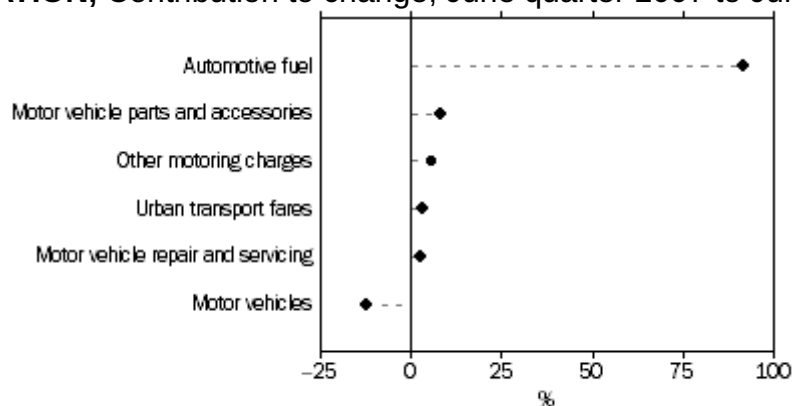
TRANSPORTATION, Index numbers by quarter



The strongest contributor to recent growth of the Transportation expenditure group in Adelaide was Automotive fuel. This expenditure class contributed 91.7% of the growth in the CPI for the Transportation expenditure group in the year from June quarter 2007 to June quarter 2008.

Conversely, the Motor vehicles expenditure class exerted negative pressure on the Transportation group for Adelaide in the year ending June quarter 2008. Price changes for this expenditure class contributed a 12.2% reduction in the transportation group in Adelaide through this period. The Motor vehicles expenditure class in Adelaide has decreased by 2.5% in the year ending June quarter 2008, due mostly to the impact of bonuses included in purchases, such as driveaway deals, free on-road costs or free fuel.

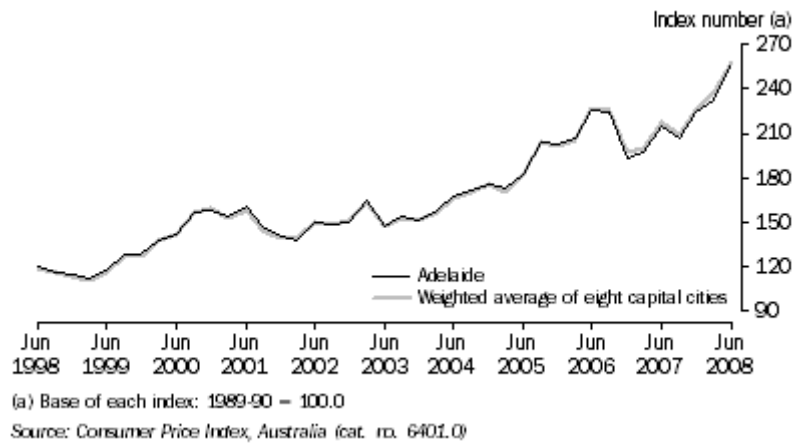
TRANSPORTATION, Contribution to change, June quarter 2007 to June quarter 2008



Source: Consumer Price Index, Australia (cat. no. 6401.0)

The Automotive fuel expenditure class for Adelaide grew by 19.4% in the year ending June quarter 2008, while the weighted average of the eight capital cities grew by 18.4%. The Automotive fuel expenditure class for Adelaide has demonstrated substantial growth in the 10 years from June quarter 1998 to June quarter 2008, increasing 113.8% over this period. The weighted average of the eight capital cities has increased by 118.8% over the same period.

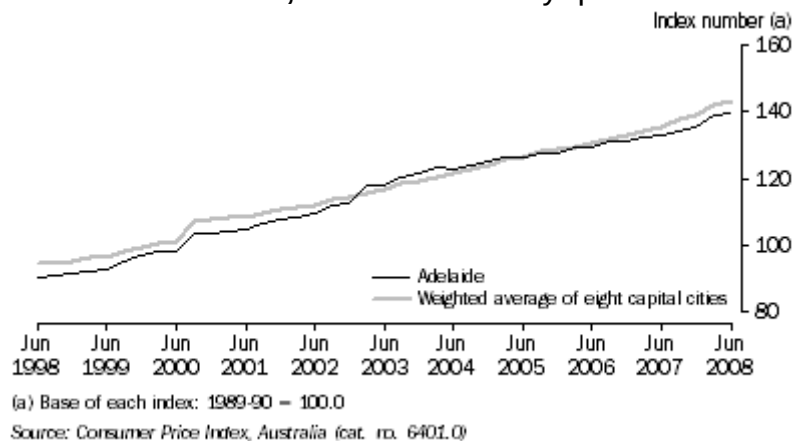
AUTOMOTIVE FUEL, Index numbers by quarter



Housing

Housing in Adelaide rose by 5.0% over the year ending June quarter 2008, while the weighted average of the eight capital cities grew by 6.0%. From June quarter 1998 to June quarter 2008, the Housing expenditure group for Adelaide has increased by 54.5%, while that for all capital cities has increased by 51.7%.

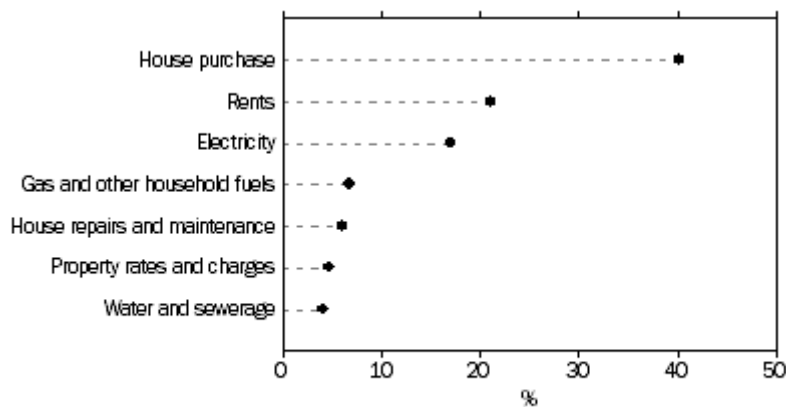
HOUSING, Index numbers by quarter



The strongest contributor to growth in the Housing expenditure group in Adelaide in the year to June quarter 2008 was the House purchase expenditure class, which contributed 40.1% of the growth in the Housing group over this period.

Other expenditure classes that contributed strongly to growth of the Housing group in the year to June quarter 2008 were Rents (21.1%) and Electricity (17.0%).

HOUSING, Contribution to change, June quarter 2007 to June quarter 2008

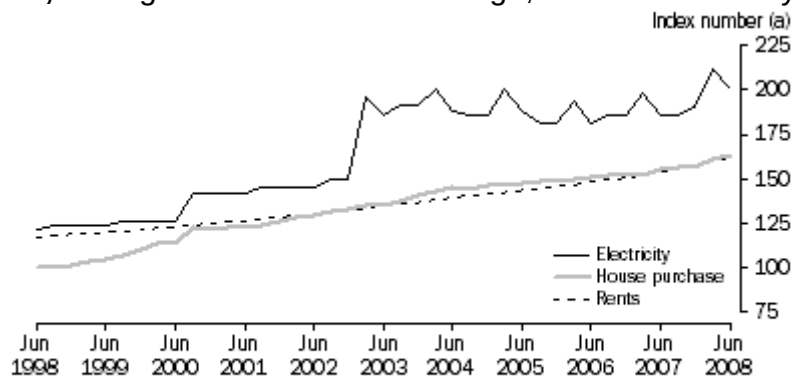


Source: Consumer Price Index, Australia (cat. no. 6401.0)

Within the Housing group for Adelaide, the Electricity expenditure class has demonstrated the most pronounced increase in the ten years to June quarter 2008 (64.9%). This increase is most apparent in the period from December quarter 2002 to March quarter 2003, when the Electricity class in Adelaide grew by 30.6%.

The House purchase expenditure class also demonstrated pronounced growth within the same period, increasing by 63.2%. The Rents expenditure class increased by 38.6%.

HOUSING, Strongest contributors to change, Index numbers by quarter



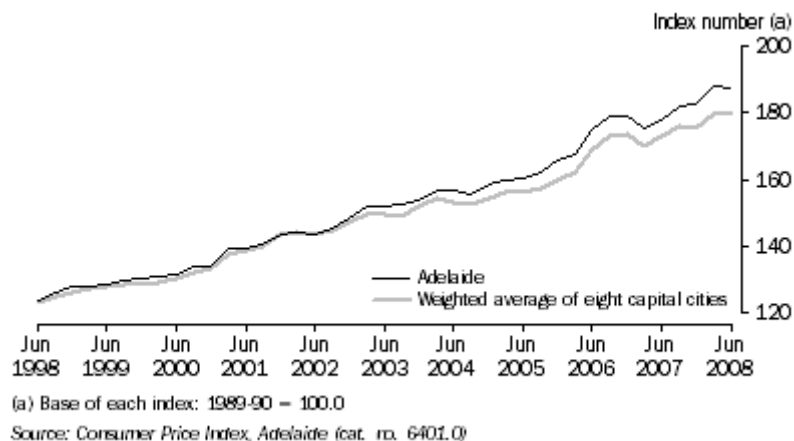
(a) Base of each index: 1989-90 = 100.0

Source: Consumer Price Index, Australia (cat. no. 6401.0)

Food

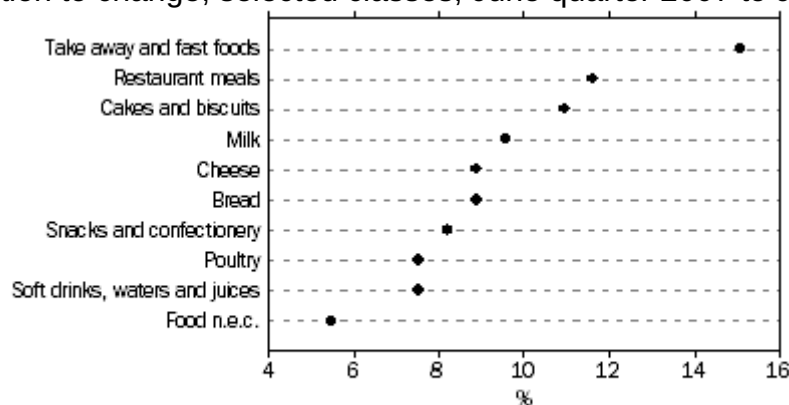
From June quarter 1998 to June quarter 2008, the Food expenditure group in Adelaide increased by 51.6%, while the weighted average of all eight capital cities for this expenditure group grew by 45.8%. Up until June quarter 2002, the Food expenditure group values for Adelaide and the weighted average of all eight capital cities demonstrated relatively similar movement. However, since September quarter 2002 growth in the Food expenditure group in Adelaide has been more pronounced, increasing by 29.0% as compared to an increase of only 23.8% for the weighted average of all eight capital cities.

FOOD, Index numbers by quarter



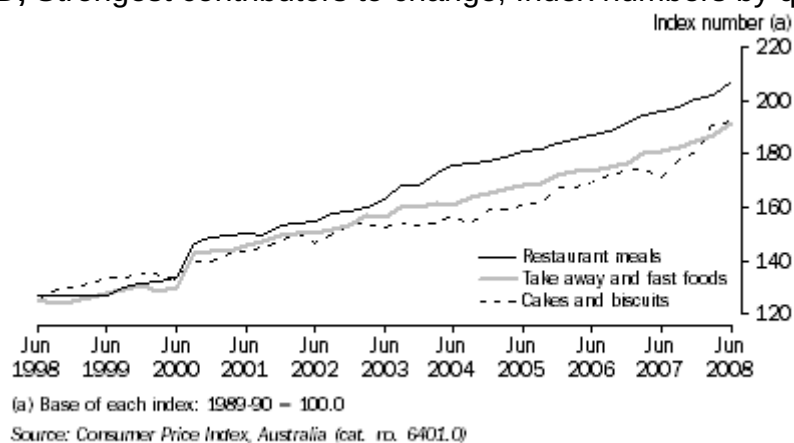
The expenditure classes that demonstrated the strongest contributions to growth in the Food expenditure group for Adelaide across the past year were: Take away and fast foods (15.1%); Restaurant meals (11.6%); and Cakes and biscuits (11.0%).

FOOD, Contribution to change, selected classes, June quarter 2007 to June quarter 2008



The Restaurant meals expenditure class for Adelaide has demonstrated sustained growth in the 10 years from June quarter 1998 to June quarter 2008 (63.4%). The Cakes and biscuits expenditure class has increased by 54.0% over this period, while the Take away and fast foods class has increased by 52.8%.

FOOD, Strongest contributors to change, Index numbers by quarter



Conclusion

In the past 10 years, Adelaide's All groups CPI grew by 36.9%, while the weighted average of the eight capital cities grew by a similar amount (36.0%). In the year ended June 2008, the All groups CPI for Adelaide grew by 4.6%, while the weighted average of the eight capital cities grew by a slightly smaller amount (4.5%) across the same period.

Expenditure groups such as Transportation and Housing are clear contributors to recent growth in the Adelaide index. Despite the strong contributions of these groups to recent CPI growth in Adelaide, both demonstrate growth that resembles change in national figures. However, long-term analyses demonstrate that the growth of the Food expenditure group for Adelaide exceeds that for the weighted average of all eight capital cities in Australia.

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